

UNITED STATES BANKRUPTCY COURT  
FOR THE WESTERN DISTRICT OF PENNSYLVANIA

IN RE: Scott A. Kramer  
Whittni M. Kramer fka Whittni M. Wheeling  
Debtors

PNC BANK NATIONAL ASSOCIATION  
Movant

v.

Scott A. Kramer  
Whittni M. Kramer fka Whittni M. Wheeling  
Respondents

and

Tamera O. Rothschild, Trustee  
Additional Respondent

BK. NO. 18-11256 TPA

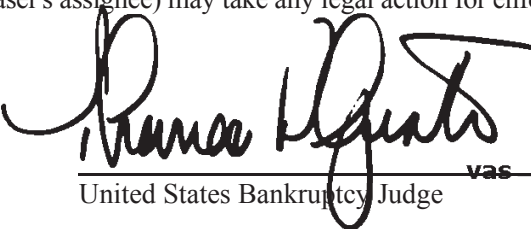
CHAPTER 7

Related to Document No. 22

**ORDER MODIFYING SECTION 362 AUTOMATIC STAY**

AND NOW, this 14th day of March, 2019, upon Motion of PNC BANK NATIONAL ASSOCIATION, it is

**ORDERED THAT:** The Automatic Stay of all proceedings, as provided under Section 362 of the Bankruptcy Abuse Prevention and Consumer Protection Act of 2005 (The Code), 11 U.S.C. Section 362, is granted and modified with respect to the subject premises located at 437 Keely Road, Franklin, PA 16323 ("Property"), so as to allow Movant, its successors or assignees, to proceed with its rights and remedies under the terms of the subject Mortgage and pursue its in rem State Court remedies including, but not limited to, taking the Property to Sheriff's Sale, in addition to potentially pursuing other loss mitigation alternatives including, but not limited to, a loan modification, short sale or deed-in-lieu of foreclosure. Additionally, any purchaser of the Property at Sheriff's Sale (or purchaser's assignee) may take any legal action for enforcement of its right to possession of the Property.

  
United States Bankruptcy Judge **vas**

Scott A. Kramer  
793 Keely Road  
Franklin, PA 16323

Whittni M. Kramer fka Whittni M. Wheeling  
793 Keely Road  
Franklin, PA 16323

Daniel P. Foster Esquire  
Foster Law Offices  
PO Box 966  
Meadville, PA 16335  
[dan@mrdebtbuster.com](mailto:dan@mrdebtbuster.com)

Tamera O. Rothschild  
314 South Franklin Street  
Suite A  
Titusville, PA 16354  
[trothschild@gmx.com](mailto:trothschild@gmx.com)

KML Law Group, P.C.  
701 Market Street, Suite 5000  
Philadelphia, PA 19106

Certificate of Notice Page 3 of 3  
United States Bankruptcy Court  
Western District of Pennsylvania

In re:  
Scott A. Kramer  
Whittni M. Kramer  
Debtors

Case No. 18-11256-TPA  
Chapter 7

**CERTIFICATE OF NOTICE**

District/off: 0315-1

User: lfin  
Form ID: pdf900

Page 1 of 1  
Total Noticed: 1

Date Rcvd: Mar 14, 2019

Notice by first class mail was sent to the following persons/entities by the Bankruptcy Noticing Center on Mar 16, 2019.  
db/jdb +Scott A. Kramer, Whittni M. Kramer, 793 Keely Road, Franklin, PA 16323-6027

Notice by electronic transmission was sent to the following persons/entities by the Bankruptcy Noticing Center.  
NONE. TOTAL: 0

\*\*\*\*\* BYPASSED RECIPIENTS \*\*\*\*\*

NONE. TOTAL: 0

Addresses marked '+' were corrected by inserting the ZIP or replacing an incorrect ZIP.  
USPS regulations require that automation-compatible mail display the correct ZIP.

Transmission times for electronic delivery are Eastern Time zone.

**I, Joseph Speetjens, declare under the penalty of perjury that I have sent the attached document to the above listed entities in the manner shown, and prepared the Certificate of Notice and that it is true and correct to the best of my information and belief.**

**Meeting of Creditor Notices only (Official Form 309): Pursuant to Fed. R. Bank. P. 2002(a)(1), a notice containing the complete Social Security Number (SSN) of the debtor(s) was furnished to all parties listed. This official court copy contains the redacted SSN as required by the bankruptcy rules and the Judiciary's privacy policies.**

Date: Mar 16, 2019

Signature: /s/Joseph Speetjens

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**CM/ECF NOTICE OF ELECTRONIC FILING**

The following persons/entities were sent notice through the court's CM/ECF electronic mail (Email) system on March 14, 2019 at the address(es) listed below:

Daniel P. Foster on behalf of Joint Debtor Whittni M. Kramer dan@mrdebtbuster.com,  
clarissa@mrdebtbuster.com; fosterlaw@ecf.inforuptcy.com; anne@ecf.inforuptcy.com  
Daniel P. Foster on behalf of Debtor Scott A. Kramer dan@mrdebtbuster.com,  
clarissa@mrdebtbuster.com; fosterlaw@ecf.inforuptcy.com; anne@ecf.inforuptcy.com  
James Warmbrodt on behalf of Creditor PNC BANK NATIONAL ASSOCIATION bkgroup@kmlawgroup.com  
Office of the United States Trustee ustpreion03.pi.ecf@usdoj.gov  
Tamera Ochs Rothschild trothschild@gmx.com, pa70@ecfcbis.com

TOTAL: 5